

### Via E-Mail and Hand Delivery

### Memorandum

Southeastern Economic Development Corporation

Date:

July 9, 2007

T 619.527.7345. F 619.262.9845. www.sedcinc.com

To:

Council President and Members of the San Diego City Council

From:

Carolyn Y. Smith, President

Subject:

Response to the July 9, 2007 Memorandum from Councilmember Donna Fye.

Regarding the 2007 Tax Allocation Bonds

The following is the response to the questions submitted in a memorandum prepared by Councilmember Donna Frye dated and received on July 9, 2007

- 1. Please provide a copy of the legal documentation/opinion citing the specific statutes that support SEDC's contention that the debt limit for each project area need not include:
  - a. The debt (including interest that will accrue) owed to the city of San Diego
  - b. The interest on the bonds

Attached to this memorandum is a copy of the response to this question prepared by Carl Robinson, Bond Counsel and submitted to Councilmember Frye via e-mail on June 14, 2007 (Attachment No. 1).

2. On page 29 of the Official Statement, Table 1, the fourth column is titled Tax Increment Revenue Limit. For each project area within SEDC, please provide a list of all current debt types and amounts that would be counted against the Tax Increment Limit.

For the purpose of disclosing the Outstanding Bonded Indebtedness, on page 29 of the Official Statement (OS), Table 1, under the third column, the amounts of outstanding bonded indebtedness have been listed by project area. Attached is a copy of the Statement of Indebtedness (Attachment No. 2) as of fiscal year ending 2006-2007 tax year. This document was prepared by the City Auditor and lists the bonded indebtedness and the subordinate indebtedness for the subject project areas.

3. SEDC has outstanding debt that it owes to the Redevelopment Agency. The Redevelopment Agency is required to repay that debt to the City of San Diego (both principal and interest). According to the most current information available as of June 30, 2006, in the SEDC Administered Project Areas there is current \$71,698,972 in debt owed by SEDC to the Redevelopment Agency. Please provide a copy of the loan repayment schedule for all

SEDC Project Areas' debt owed to the City of San Diego by the Redevelopment Agency, the percent of interest and the funding sources for that debt.

As previously addressed in our June 11, 2007 memorandum responding to Councilmember Frye's May 22, 2007 memorandum, any debt incurred as a consequence of SEDC performing its redevelopment obligations on the behalf of the Redevelopment Agency is a debt of the Redevelopment Agency and not SEDC. Since this type of debt is subordinate to the bonded indebtedness, and per resolutions approving the indebtedness, the debt is payable (from the tax increment) accrued in the adopted project areas as soon as it is practical. A loan repayment schedule has not been required by the City/Agency. The City Auditor, however, has prepared schedules of outstanding debt which includes the interest rates which SEDC will forward to you under separate cover.

4. The debt owed to the city by the Redevelopment Agency on behalf of SEDC is accruing interest and that should be disclosed in the Official Statement for each SEDC Project Area, under the heading "Outstanding Debt."

The debt owed to the City is described as "long-term loans" under "Outstanding Indebtedness" for each Redevelopment Project Area. Since this debt is subordinate to the bonds, and the general assumption for a "loan" is that it would be interest bearing, we do not believe it is material to modify the Official Statement to indicate that the City loans are accruing interest.

CYS:kk

Attachments:

No. 1 Carl Robinson Memorandum Dated June 14, 2007

No. 2 Statement of Indebtedness - Central Imperial, Mount Hope and Southcrest)

Mayor Jerry Sanders w/attachments

Michael Aguirre, City Attorney w/attachments

Mark D. Blake, Deputy Attorney for Disclosure w/attachments

Jay Goldstone, Chief Financial Officer w/attachments

### ROBINSON & PEARMAN LLP

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Oceanside, California 92054

Phone: (858) 454-0901 Fax: (858) 454-9779 crobinson@robinsonpearman.com

June 14, 2007

File No.S401.016

BY EMAIL ONLY
Honorable City Council
City of San Diego
202 C Street
San Diego, CA 92101

Attn: Councilmember Donna Frye

Limitation on Bonded Indebtedness; City Loans SEDC Financing Transaction

### Ladies and Gentlemen:

I attended the meetings on June 12, 2007 of the City Council and of the Board of the Redevelopment Agency of the City of San Diego (the "Agency") as Bond Counsel for the proposed sale by the Public Facilities Financing Authority of the City of San Diego of two series of Pooled Financing Bonds (the "Bonds") for the benefit of the Agency's Southcrest, Central Imperial and Mount Hope Redevelopment Project areas (the "Project Areas"). During the meetings, Councilmember Frye requested that I provide her with the basis of my statement made during the Board meeting that the "Debt Limit" appearing in Table 1 of the draft Preliminary Official Statement ("POS") referred to a *limitation on bonded indebtedness* outstanding at any one time rather than a limitation on general indebtedness. My statement was based on my recollection of the redevelopment plans for the Project Areas and on my recollection of and understanding of redevelopment law. Redevelopment law is generally set out in the California Health and Safety Code (Sections 33000 et seq.).

Section 620.6 of the Redevelopment Plan for the Southerest Project Area states in full: "The amount of bonded indebtedness to be repaid in whole or in part from taxes allocated to the Agency pursuant to Section 610.2, which can be outstanding at one time shall not exceed \$26.1 million [emphasis added]." A similar provision appears as Section 620.6 of the Mount Hope Redevelopment Plan. The Central Imperial Redevelopment Plan has a similar limitation (each setting different dollar limits). Those provisions satisfy the requirements of Section 33334.1 of the California Health and Safety Code which states [concerning redevelopment plans] as follows: "If the plan authorizes the issuance of bonds to be repaid in whole or in part from the allocation of taxes pursuant to Section 33670, the plan shall establish a limit on the amount of bonded indebtedness which can be outstanding at one time without an amendment of the plan...."

Councilmember Frye Limitation on Bonded Indebtedness June 14, 2007

In listening to Councilmember Frye's questions to Mr. Blake during the meeting, I noticed that the caption for the "limit on bonded indebtedness outstanding at one time.." had been shortened in the POS to "Debt Limit", presumably to better fit the space available in Table 1. I suggested to Disclosure Counsel that a longer caption (or a footnote) on that table might be helpful and then made my statement in response to Councilmember Frye's questions.

I was asked whether interest payable on bonded indebtedness should be counted under the limit on bonded indebtedness outstanding at one time. Interest on bonds payable on a regular schedule (sometime referred to as current interest) is normally not considered outstanding unless overdue; said differently, if current interest is regularly paid on time (here April 1 and October 1) such interest is not considered outstanding for this purpose. The primary reason is that if the principal amount of the bonds is paid in full, no future interest will be due or payable. Note that (1) if the Agency defaults on the scheduled payment of interest on bonded indebtedness or (2) if interest is accumulated or accreted on bonded indebtedness and not paid (zero coupon bonds or capital appreciation bonds), a different answer might result, but neither of those situations (a default or a zero coupon bond) is anticipated in this case. A technical argument might be made that up to six months of interest of the Bonds could count against the cap in our case. Bond lawvers drafting a bonded indebtedness limit generally take care to draft the cap as a limit on the principal amount of bonded indebtedness outstanding to eliminate the possibility that some court could decide to count any interest (much less current interest) as included under the cap. In this case, the Agency has enough room remaining under the cap to accommodate an unexpected ruling (under the imperfect language of the Section 33334.1) that up to six months of interest on this bonded indebtedness might be viewed as outstanding.

There are a number of loans from the City to the Agency (the "City Loans") payable from the Project Areas on a basis subordinate to the Agency's bonded indebtedness. I was asked whether the City Loans should count against the limit on bonded indebtedness discussed above. I do not and have not viewed such related party internal debt as bonded indebtedness under the provisions discussed above and I am not aware of other firms or entities who take a contrary view. The City Loans are certainly indebtedness and my understanding is that they are listed on the Agency's Statement of Indebtedness and in the Agency's financial statements. Redevelopment law places a number of limitations on the incurrence of and payment of indebtedness (See Heath and Safety Code Sections 33333.2 and 33333.4, for examples), and the City Loans count as indebtedness for many purposes. Both redevelopment law and redevelopment plans use "indebtedness" and "bonded indebtedness" in separate and not interchangeable manners. I believe that those words are intended to mean different things.

I have attached to this letter a short unsourced commentary on "City Loans" which you may find useful. I appreciate having the opportunity to be of service to the Agency and the City.

Very truly yours,

/s/ Carl Robinson

Carl C. Robinson

### STATEMENT OF INDEBTEDNESS - CONSOLIDATED FILED FOR THE 2006-2007 TAX YEAR

Name of Project Area Name of Redevelopment Agency

> REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO CENTRAL IMPERIAL

	A STATE OF THE STA	· · · · · · · · · · · · · · · · · · ·	Current	ent
Balai	Balances Carried Forward From:		Total	Principal/Interest
		Line	Outstanding Debt	Due During Tax Year
Fiscal Period - Totals	(From Form A, Page 1 Totals)	3	32,886,228	29,987,898
(Optional)	(Erom Form B Totals)	(2)	0	0
Charle Francis		(3)	32,886,228	29,987,898
Oralia Totals				
From Calculation of Available Revenues, Line 7		(4)	521,175	
Not Doction and		( <del>5</del> )	32,365,053	
1801 Working August 1911				

requirement for filing the Statement of Indebtedness. The Reconciliation Statement is to include indebtedness from Form A only. into post June 30 of the Fiscal Year, pursuant to Health and Safety Code Section 33675(c)(2). This is optional for each agency and is not a entered into as of June 30 of the Fiscal Year. Form B may be filed at the option of the agency, and is to include indebtedness entered Consolidate on this form all of the data contained on Form A and B (including supplemental pages). Form A is to include all indebtedness

of Indebtedness for the above named agency I hereby certify that the above is a true and accurate Statement Pursuant to Section 33675 (b) of the Health and Safety Code, Certification of Chief Financial Officer:

Name	Lawrer
	ce Tami
	Lawrence Tomanek, Assistant Auditor and Comptroller
	sistant A
	uditor a
	nd Com
	ptroller

Signature

### STATEMENT OF INDEBTEDNESS - FISCAL YEAR INDEBTEDNESS FILED FOR THE 2006-2007 TAX YEAR

Form A Page 1 of 2

Name of Project Area Name of Redevelopment Agency

> CENTRAL IMPERIAL REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO

For Indebtedness Entered into as of June 30, 2006

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909. 280 90	000 CC 000 CC						Totals,
195,375	195,375						From All Other Pages
***************************************				30,000			1 IIIS Fage
29,792,523	32,690,853	43,793					Sub Total,
0	0	0	N/A	N/A	46,915	07/01/03	(J) CONTRACTS -PROGRAM MANAGEMENT
53/395	53,395	0	N/A	N/A	398,109	07/01/02	(I) CONTRACTS - PROJECT IMPROVEMENTS
3,443	3,443	0	N.A.	N/A	94,994	07/01/02	(H) CONTRACTS - PROPERTY MANAGEMENT
64,168	64,158	Ö	N/A	N/A	77,475	07/01/02	(G) CONTRACTS - PLANNING AND DESIGN
97,566	97,566	0	NUA	N/A	2,200	07/01/02	(F) CONTRACTS - LEGAL SERVICES
261,670	3,160,000	4,399,473	6,60%	30	3,395,000	05/01/00	(E) SERIES 2000 BONDS
0	0	0		NIA	1,031,809	06/30/05	(D) OPERATING AGREEMENT WITH SEDC
0	0	Ó	N/A	NIA	18,796	06/30/05	(C) CONTRACTS - OTHER ADMINISTRATIVE
, 0	0	0:	N/A	N/A	172,132	06/30/05	(B) AGREEMENT WITH CITY OF SAN DIEGO
29,312,282	29,312,282	8,605,674	6,00%	N/A	18,066,152	06/30/05	(A) CITY LOAN
Due During Tax Year	Outstanding Debt	Interest	Rate	Term	Principal	Date	Debt Identification
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<u>m</u>	0	<u>6</u>	<u> </u>	Ð,	Fur
TAX ALLOCATION BONDS ISSUED FOR PROJECT AREA	SEDC ADMINISTRATIVE SERVICES	OTHER ADMINISTRATIVE SERVICES FOR PROJECT ARE	CITY OF SAN DI		Furpose of Indebiedness:

- (F) LEGAL SERVICES FOR PROJECT AREA
  (G) PLANNING AND DESIGN SERVICES FOR PROJECT AREA
  (H) PROPERTY MANAGEMENT FOR PROJECT AREA
- (I) PROJECT IMPROVEMENTS FOR PROJECT AREA
  (J) PROGRAM MANAGEMENT

## STATEMENT OF INDEBTEDNESS - FISCAL YEAR INDEBTEDNESS FILED FOR THE 2006-2007 TAX YEAR

Form A Page 2 of 2

Name of Project Area

REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO CENTRAL IMPERIAL

For Indebtedness Entered into as of June 30, 2006

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195,375	195,375						Total This Page
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0.	0	0	N A	NIA	17,378	07/01/03	(D) TAXING AGENCIES
	0	0	N/A	N/A	11,370	07/01/03	(C) COUNTY ADMINISTRATION FEE
0	0	0	NIA	N/A	232,845	07/01/03	(B) LOW/MOD HOUSING SET-ASIDE
195,375	195,375	0	N/A	N/A	191,250	06/30/05	(A) MITIGATION PAYMENTS
Principal/Interest  Due During Tax Year	Total Outstanding Debt	Total Interest	Interest Rate	Term	Principal	Date	Debt Identification
ent	Current		,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,	Original Data	0		

# STATEMENT OF INDEBTEDNESS - POST FISCAL YEAR INDEBTEDNESS ONLY FILED FOR THE 2006-2007 TAX YEAR

To be used only if the agency wishes to include indebtedness entered into after June 30

Name of Redevelopment Agency
Name of Project Area

REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO CENTRAL IMPERIAL

For Indebtedness Entered Into as of June 30, 2006

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Date	Principal		Interest Rate	Interest	Total Outstanding Debt	Principal/Interest  Due During Tax Year
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RECONCILIATION STATEMENT - CHANGES IN INDEBTEDNESS

Name of Agency REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO

Name of Project Area CENTRAL IMPERIAL

Tax Year 2005-2007

Reconciliation Dates: July 1, 2005 To June 30, 2006

Debt   Identification:   Debt   Deb
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# RECONCILIATION STATEMENT - CHANGES IN INDEBTEDNESS Name of Agency REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO Name of Project Area CENTRAL IMPERIAL

Tax Year

2006-2007

Reconciliation Dates: July 1, 2005 To June 30, 2006

	NEWSTRANSPORTERS OF THE PROPERTY OF THE PROPER	Debt Identification:	Outstanding Debt	Adjus	Adjustments	Amounts Paid Against	uid Against	Remaining
SOI page and line:	and line:	Brief	All Beginning	Increases	Decreases	indebtedness, from:	ss, from:	Balance
Prior Yr C	Current Yr	Description	Indebledness	(Attach Explanation	(Attach Explanation) Attach Explanation)	Tax increment	Other Funds	(A+B-C-D-E)
12	Pg '2		WW.					
DD	ao-	MITIGATION PAYMENTS	0	195,375	0	0	0.	195,375
2	Pg 2				uthou an			
n	Line	LOW/MOD HOUSING SET-A-SIDE*	0	382,380	Ó	382,380	0	0
1-3-	Pg 2							
O	Line C	COUNTY ADMINISTRATION FEE	0	17,589	0	17,589	0	0
Pg 2	Pg 2							
Line E	Line D	TAXING AGENCIES	0.	305,554	0	305,554	A STATE OF THE PROPERTY OF THE	0
Pg 2	Pg 2						***************************************	
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TOTAL THIS DAGE	PAGE		0	992,631	O:	797,256	0.	195,375

### CALCULATION OF AVAILABLE REVENUES

	AGENCY NAME	REDEVELOPMENT AGENCY OF THE	CITY OF SAN DIEGO
	PROJECT AREA	CENTRAL IMPERIAL	
TAX YEAR	2006-2007		•
Reconciliation Date	es: July 1, 2004 To Jun	e 30, 2005	
	•		
	Beginning Balance, Availa	ble Revenues	\$455,928
	ax Increment Received -	. Grace	1,929,488
		ues, to include any Tax increment	1,323,400
	All other Available Revenu (See instructions)	ies Received	24,215
	Revenues from any other in Column E of the Reco Statement, but not include	nciliation	1,137,022
5, 8	Sum of Lines 1 through 4		3,546,653
	Fotal amounts paid again in previous year. (D + E	st indebtedness on Reconciliation Statement)	3,025,478
	Available Revenues, End	of Year (5-6) TO STATEMENT OF INDEBTEDNESS	\$521,175

### NOTES

### Tax Increment Revenues:

COVER PAGE, LINE 4

The only amount(s) to be excluded as Tax Increment Revenue are any amounts passed through to other local taxing agencies pursuant to Health and Safety Code Section 33676. Tax increment Revenue set-aside in the Low and Moderate Income Housing Fund will be washed in the above calculation, and therefor omitted from Available Revenues as year end.

### Item 4. above:

This represents any payments from any source other than Tax Increment OR available revenues. For Instance, a agency funds a project with a bond issue. The previous SOI included a Disposition Development Agreement (DDA) which was fully satisfied with these bond proceeds. The DDA would be shown on the Reconciliation Statement as fully repaid under the "other" column (Col E), but with funds that were neither Tax Increment, nor "Available Revenues as defined. The amounts used to satisfy this DDA would be included on line 4 above in order to accurately determine ending "Available Revenues".

### REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO

### CENTRAL IMPERIAL

Page	Line		Andriklinin od Polomilia ist
		\$ 750,226 1,890,230	Additional Principal Additional Interest
1	A	\$ 2,640,456	Increase in City Loans
1	В	122,287	Agreement with the City of San Diego
1	C	75,507	Contracts - Other Administrative
1	D	1,412,587	SEDC Administration
1	E	204,985	Series 2000 Bonds Interest
1.	F	211,770	Increase in Contracts for Legal Services
1	G	40,544	Increase in Contracts for Planning and Design
1	-	32,084	Increase in Property Management Contracts
1	Videoldi	(13,257)	Decrease in Project Improvement Contracts
1	J	66,142	Increase in Program Management Contracts
2	A	195,375	Increase in Mitigation Payment Obligation
2	В	382,380	Increase in Low/Mod Housing Set-Aside
2	С	17,589	Increase in County Administrative Fees
2	D	305,554	Increase in Payments to Taxing Agencies
2	E	91,733 1000 - 1	Increase in ERAF Payments made to State of California
		\$ 5,785,736	Net increase in debt

## STATEMENT OF INDEBTEDNESS - CONSOLIDATED FILED FOR THE 2006-2007 TAX YEAR

Cover Page

Name of Redevelopment Agency REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO
Name of Project Area

MOUNT HORE

			Current	TO TO
Ba	Balances Carried Forward From:		Total	Principal/Interest
		Line	Outstanding Debt	Due During Tax Year
Fiscal Period - Totals	(From Form A, Page 1 Totals)	(1)	10,213,407	4,995,041
(Optional) Post Fiscal Period - Totals	(From Form B Totals)	(2)	0	0
Grand Totals		(3)	10,213,407	4,995,041
Available Revenues From Calculation of Available Revenues, Line 7	7	( <del>4</del> )	806,450	
Net Requirement		(5)	9,406,957	
Applementation of the state of				

requirement for filing the Statement of Indebtedness. The Reconciliation Statement is to include indebtedness from Form A only. into post June 30 of the Fiscal Year, pursuant to Health and Safety Code Section 33675(c)(2). This is optional for each agency and is not a entered into as of June 30 of the Fiscal Year. Form B may be filed at the option of the agency, and is to include indebtedness entered Consolidate on this form all of the data contained on Form A and B (including supplemental pages). Form A is to include all indebtedness

Certification of Chief Financial Officer:
Pursuant to Section 33675 (b) of the Health and Safety Code,
I hereby certify that the above is a true and accurate Statement
of Indebtedness for the above named agency.

Name	THE REPORT OF THE PROPERTY OF	Lawrence Tomanek, Assistant Auditor and Comptrolle
	ANNOT HOW HER PERSON HER THE THE CHANGE OF THE PROPERTY OF THE PERSON HAVE BEEN AND THE PERSON H	t.Auditor and Comptrolls

Signature

Rev. 6/3/94

### STATEMENT OF INDEBTEDNESS - FISCAL YEAR INDEBTEDNESS FILED FOR THE 2006-2007 TAX YEAR

Page 1 of 2 Form A

Name of Project Area

REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO MOUNT HOPE

For Indebtedness Entered into as of June 30, 2006.

		9	Original Data	The state of the s		Gurrent	ent.
Debt Identification	Date	Principal	Term	Interest Rate	Total Interest	Total Outstanding Debt	Principal/Interest Due During Tax Year
(A) CITY LOAN	As of 06/30/05	3,918,314	N/A	6.00%	477,431	4,481,150	4,481,150
(B) AGREEMENT WITH CITY OF SAN DIEGO	As of 06/30/05	-51,587	N/A	N/A	0	.0	0
(C) CONTRACTS - OTHER ADMINISTRATION	06/30/05	15,660	NVA	NA	0	0	0
(D) SEDC ADMINISTRATION	06/30/05	156,673	NA	\$	0	0	0
(E) SERIES 1995 BONDS	06/01/95	5,155,000	25	4.4- 8.20%	6,636,862	3,264,000	367,434
(F) SERIES 2002 BONDS	07/01/02	3,055,000	25	5,0%	3,324,997	2,444,000	122,200
(G) CONTRACTS - LEGAL SERVICES	07/01/03	10,706	NA	NIA	0	6,620	6,620
(H) CONTRACTS - PLANNING AND DESIGN	07/01/03	31,157	<del>Z</del>	N/A	0	14,109	14,109
(I) CONTRACTS - PROPERTY MANAGEMENT	06/30/05	7,585	NA	N/A	, O	0.	0
(J) CONTRACTS - PROJECT IMPROVEMENT	06/30/05	5,000	N/A	N N	0	3,528	3,528
Sub Total, This Page			a-courte is permissional and a second	Annio de displacemente de veraga, com		10.213.407	4 995 041
Total Forward							
Totals,						TO TO	
Fiscal Year Indebledness	A CONTRACTOR OF THE CONTRACTOR					10,213,407	4,995,041

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- (A) MOUNT HOPE REDEVELOPMENT PROJECT AREA
  (B) CITY OF SAN DIEGO ADMINISTRATIVE SERVICES
  (C) OTHER ADMINISTRATIVE FEES FOR PROJECT AREA
  (D) SEDC ADMINISTRATION
  (E) SERIES 1995 BONDS FOR PROJECT AREA

- (F) SERIES 2002 BONDS FOR PROJECT AREA
  (G) LEGAL SERVICES FOR PROJECT AREA
  (H) PLANNING AND DESIGN SERVICES FOR PROJECT AREA
  (J) PROPERTY MANAGEMENT FOR PROJECT AREA
  (J) PROJECT IMPROVEMENTS FOR PROJECT AREA

### STATEMENT OF INDEBTEDNESS - FISCAL YEAR INDEBTEDNESS FILED FOR THE 2006-2007 TAX YEAR

Page 2 of 2 Form A

Name of Project Area

REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO MOUNT HOPE

For Indebtedness Entered into as of June 30, 2006

				CSSSE®	FEES PAYMENTS	REA UNTY ADMIN ATION FUND	(A) BOND SALE EXPENSE  (B) PROGRAM MANAGEMENT FOR PROJECT AREA  (C) LOW/MOD HOUSING SET-ASIDE NET OF COUNTY ADMIN FEES  (D) COUNTY ADMINISTRATIVE FEES  (E) STATE EDUCATIONAL REVENUE AUGMENTATION FUND PAYMENTS  (F)
0	0						Total This Page
And the state of t							
			7		and the second state of the second se		
A COLOR OF THE COL	5						
				Mark and a second			
0	0	9	NA	NIA	95,000	06/30/05	(E) ERAF PAYMENT
0	0	Ö	N/A	NA	8,818	06/30/05	(D) COUNTY ADMINISTRATION FEE
Ó	Ö	0	N/A	N/A	231,199	06/30/05	(C) LOW/MOD HOUSING SET-ASIDE
0	.0.	0.	N/A	N/A	0,88,6	06/30/05	(B) CONTRACTS - PROGRAM MANAGEMENT
0.	0	0	NIA	NA A	8,999	06/30/05	(A) BOND SALE EXPENSE
Principal/Interest  Due During Tax Year	Total Outstanding Debt	Total Interest	Interest Rate	Term	Principal	Date	Debt Identification
ent	Current	The state of the s		Original Data	0	The same of the sa	

# STATEMENT OF INDEBTEDNESS - POST FISCAL YEAR INDEBTEDNESS ONLY

FILED FOR THE 2006-2007 TAX YEAR To be used only if the agency wishes to include indebtedness entered into after June 30

Name of Project Area

REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO MOUNT HOPE

For Indebtedness Entered into as of June 30, 2006.

(L) Totals, Post Fiscal Year Indebtedness Ī 3 3 9 0 m 0 0 0 3 Debt Identification Date Principal Original Data Term Interest Rate Interest Total **Outstanding Debt** Total Current Principal/Interest
Due During Tax Year

$\widehat{\mathbb{T}}$	A	Ô	3	(T)	A	ם	Contract Con
	(K)	(4)			(A) LOW/MOD HOUSING SET-ASIDE (G)	Purpose of Indebtedness:	
							Manuscript (Application of the Control of the Contr

## RECONCILIATION STATEMENT - CHANGES IN INDEBTEDNESS

Name of Agency Name of Project Area

Tax Year

2006-2007

REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO MOUNT HOPE

Reconciliation Dates:

July 1, 2005 To June 30, 2006

NOTE: Line D<sub>C</sub> Line Pg line bd p. £ G TOTAL-THIS PAGE Line Line Line Pg Line Pg Line gq Line ď TOTALS FORWARD rior Yr SOI, page and line: GRAND TOTALS Ġ mi U Ö Current Yr Line Po 0G P Line рg Line g Line D. Line bd Lina Pg 5g O This form is to reconcile the previous Statement of Indebtechess to the current one being filed. However, since the reconciliation period is limited by law to a July 1 - June 30 fiscal year period, only those items included on the SOI Form A is to be included on this document. To assist in following each item of indebtechess from one SOI to the next, use page and line number references from each SOI that the item of indebtechess is listed on. If the indebtechess CONTRACTS - PROJECT IMPROVEMENTS is new to this fiscal year, enter "new" in the "Prior Yr" page and line columns. Column F must equal the current SOI, Form A Total Odistanding SERIES 1995 BONDS CONTRACTS - PROPERTY MANAGEMENT CONTRACTS - PLANNING AND DESIGN CONTRACTS - LEGAL SERVICES SERIES 2002 BONDS SEDC ADMINISTRATION CONTRACTS - OTHER ADIMINISTRATION AGREEMENT WITH CITY OF SAN DIEGO CITY LOAN Debt Identification: Description Outstanding Deb All Beginning Indebtedness 11,709,736 11,709,736 3,055,000 4,225,000 4,395,745 17,300 15,000 1,691 0 0 0 0 Attach Explanation (Attach Explanation) Increases 1,081,834 364,004 717,830 252,022 113,210 122,200 21,058 62,937 44,893 85,405 9,655 6,450 Adjustments Decreases 1,459,279 1,457,079 845,000 611,000 2,200 1,079 0 Ö O a Tax increment 1,090,760 Amounts Paid Against 361,804 728,956 358,651 I 122,024 113,210 Indebtedness, from: 62,937 44,893 9,387 9,655 4,333 3,866 Other Funds Im 28,124 28,124 9,834 5,308 3,435 9,371 176 0 0 Ö Ö (A+B-C-D-E) Remaining Balance 10,213,407 10,213,407 2,444,000 3,264,000 4,481,150 14,109 3,528 6,620

0

Page 1 of 2

## RECONCILIATION STATEMENT - CHANGES IN INDEBTEDNESS REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO MOUNT HOPE

Name of Agency Name of Project Area

Tax Year 2006-2007

Reconciliation Dates: July 1, 2005 To June 30, 2006

SOI, page Stor Yr Pg 2 Uine B Pg 2 Uine C C	Pg Line Pg Line Pg Line Pg	2 0 2 8 2 2 2	Debt Identification: Brief Bescription BOND SALE EXPENSE CONTRACTS - PROGRAM MANAGEMENT LOW/MOD HOUSING SET-ASIDE*	Outstanding Debt All Beginning indebledness 0	Adjustments Increases CAtlach Explanation  2,265  258,223  Decreases  Adjustments Decreases Decreases  2,200 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0 0	Adjustments S Decreases Nation Attach Explanation 0 2,200 0 0		D Amounts F Indebtedr Tax Increment (2,200) 2,265	D         E           Amounts Paid Against Indebtedness, from:         Other Funds           Tax Increment         Other Funds           2,265         0           258,223         0
m N O N	Line Line		COUNTY ADMINISTRATION FEE	0	8,516 95,000	<del>*+***********************************</del>	0	0 8.516 0 95,000	
	Pg Line					1			
Pg Line	Eine Eg								-
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Pg	Pg					<del></del>			
Pg	Pg					1			
TOTAL-THIS PAGE	SPAGE			Ö	364,004		2,200	2,200 361,804	

### CALCULATION OF AVAILABLE REVENUES

	AGENCY NAME	REDEVELOPMENT AGENCY OF THE CITY	OF SAN DIEGO
	PROJECT AREA	MOUNT HOPE	
TAX YEA	R 2002006-2007		
Reconcilia	ation Dates: July 1, 2005 To	June 30, 2006	
	Beginning Balance, Ava (See instructions)	ilable Revenues	\$579,143
	Tax Increment Received     All Tax Increment Reve passed through to other	d - Gross enues, to include any Tax Increment r local taxing agencies.	1,299,631
	All other Available Reve     (See instructions)	nues Received	18,436
	Revenues from any other in Column E of the Rec Statement, but not incline.	conciliation	28,124
••	5. Sum of Lines 1 through	4	1,925,334
	6. Total amounts paid aga in previous year. (D +	inst indebtedness E on Reconciliation Statement)	1,118,884
	7. Available Revenues, En	id of Year (5-6) I TO STATEMENT OF INDEBTEDNESS,	\$806,450

### NOTES

### Tax Increment Revenues:

The only amount(s) to be excluded as Tax Increment Revenue are any amounts passed through to other local taxing agencies pursuant to Health and Safety Code Section 33676. Tax Increment Revenue set-aside in the Low and Moderate Income Housing Fund will be washed in the above calculation, and therefor omitted from Available Revenues as year end.

### Item 4. above:

This represents any payments from any source other than Tax Increment OR available revenues. For Instance, an agency funds a project with a bond issue. The previous SOI included a Disposition Development Agreement (DDA) which was fully satisfied with these bond proceeds. The DDA would be shown on the Reconciliation Statement as fully repaid under the "other" column (Gol E), but with funds that were neither Tax Increment, nor "Available Revenues" as defined. The amounts used to satisfy this DDA would be included on line 4 above in order to accurately determine ending "Available Revenues".

### REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO

### MOUNT HOPE

Page	Line	-T-	
Amount	Α	85 <u>,4</u> 05	Increase in Interest on City Loans
4	В	\$44,893	Increase in City Services
1	.C	\$62,937	Increase in Other Administrative Contracts
1	D	113,210	Increase SEDC Administration
1	E	252,022	Interest Series 1995 Bonds
1	E	(845,000)	Remove Housing Bonds to be paid from L/M
1	F	122,200	Increase Series 2002 Bonds
1	F	(611,000)	Remove Housing Bonds to be paid from L/M
1	G	(1,079)	Decrease in Contracts for Legal Services
1	-	6,450	Increase in Contracts for Planning and Design
1	Absolute	9,655	Increase in Property Management Contracts
1	Paparas	21,058	Increase in Project Improvement Contracts
2	Á	(2,200)	Decrease in Bond Sales Expense
2	В	2,265	Increase in Program Management Contracts
2	С	258,223	Increase in Low/Mod Housing Set-Aside
2	D	8,516	Increase in County Administrative Fees
2	Е	95,000	Increase in ERAF Payments Made to State of California
		(377,445)	Net Increase in debt

### STATEMENT OF INDEBTEDNESS - CONSOLIDATED FILED FOR THE 2006-2007 TAX YEAR

Name of Project Area

REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO SOUTHCREST

	- A A A A A A A A A A A A A A A A A A A	wathlow.	Current	ent The
<u> </u>	Balances Carried Forward From:		Total	Principal/Interest
		Line	Outstanding Debt	Due During Tax Year
Fiscal Period - Totals	(From Form A, Page 1 Totals)	(3)	22,143,387	19,183,993
(Optional) Post Fiscal Period - Totals	(From Form B Totals)	(2)	0	0
Grand Totals		(3)	22,143,387	19, 183,993
Available Revenues From Calculation of Available Revenues, Line 7	3.7	(4)	1,304,379	
Net Requirement		(5)	20,839,009	

entered into as of June 30 of the Fiscal Year. Form B may be filed at the option of the agency, and is to include indebtedness entered requirement for filing the Statement of Indebtedness. The Reconciliation Statement is to include indebtedness from Form A only into post June 30 of the Fiscal Year, pursuant to Health and Safety Code Section 33675(c)(2). This is optional for each agency and is not a Consolidate on this form all of the data contained on Form A and B (including supplemental pages). Form A is to include all indebtedness

Certification of Chief Financial Officer:
Pursuant to Section 33675 (b) of the Health and Safety Code,

I hereby certify that the above is a true and accurate Statement of Indebtedness for the above named agency.

Name	тийний принципальный принципал	Lawrence Tomanek, Assistant Auditor and Comptroller
	AND THE PARTY OF T	stant Auditor and Comptroller

Signature

### STATEMENT OF INDEBTEDNESS - FISCAL YEAR INDEBTEDNESS FILED FOR THE 2006-2007 TAX YEAR

Form A Page 1 of 2

Name of Project Area Name of Redevelopment Agency

> SOUTHCREST REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO

For Indebtedness Entered into as of June 30, 2006

		On	Original Data			Curren	ent
				Interest	Total	Total	Principal/Interest
Debt Identification	Date	Principal	Term	Rate	Interest	Outstanding Debt	Due During Tax Year
	As Of						
(A) CITY LOAN	6/30/05	9,911,142	N/A	6.00%	8,418,455	18,807,764	18,807,764
	As Of	2000	,	>		<b>D</b> :	o.
(D) 1301 Charles ( Pajeta Cont. Co. Some money		X. C 0 0 0 0 0	1 614.7		***		
(C) CONTRACTS - OTHER ADMINISTRATIVE	07/01/03	449,549	NIA	NIA	Ö	0	0
(D) SEDC ADMINISTRATION	07/01/03	449.549	N/A	\$	0	Ö	0
				4.75-			
(E) SERICS 1999 BUNDS	CEVI DVOL	0,000,000	62	0.09270	2,747,300	1,504,000	717,210
מבועס מחום מחום מחום מחום מחום מחום מחום מחום	ns/nt/nn	4 880 000	2	7.75	C C C C C C C C C C C C C C C C C C C	1 338 000	202 288
	The second secon		***************************************			the state of the s	and the second s
(G) CONTRACTS - LEGAL SERVICES	07/01/02	625	NIA	NIA	0	8,000	8,000
(H) CONTRACTS DI ANNING AND DESIGN	07/01/03	BO OBS	NIVA	NIA	<b>D</b>	27 222	97.393
						THE PARTY OF THE PROPERTY OF THE PARTY OF TH	The second secon
(I) CONTRACTS - PROPERTY MANAGEMENT	07/01/03	6,594	N/A	N/A	0	300	300
(J) CONTRACTS - PROJECT IMPROVEMENTS	07/01/02	1,172,645	N/A	\$	Colon	0	0
Subtotal, This Page						22,143,387	19,183,993
Total Forward From All Other Pages						0	0
Totals, Fiscal Year Indebtedness				is an		22,143,387	19,183,993

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- Purpose of Indebtedness:

  (A) SOUTHCREST REDEVELOPMENT PROJECT
  (B) CITY OF SAN DIEGO ADMINISTRATIVE SERVICES
  (C) OTHER ADMINISTRATIVE SERVICES
  (D) SEDC ADMINISTRATION
  (E) BONDS ISSUED FOR PROJECT AREA

- (F) BONDS ISSUED FOR PROJECT AREA
  (G) LEGAL SERVICES FOR PROJECT AREA
  (H) PLANNING AND DESIGN SERVICES FOR PROJECT AREA
  (J) PROPERTY MANAGEMENT FOR PROJECT AREA
  (J) PROJECT IMPROVEMENTS FOR PROJECT AREA

## STATEMENT OF INDEBTEDNESS - FISCAL YEAR INDEBTEDNESS FILED FOR THE 2006-2007 TAX YEAR

Page 2 of 2 Form A

Name of Project Area

REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO SOUTHCREST

For Indebtedness Entered into as of June 30, 2006

				285	PAYMENTS	TATION FUND	
				<b>3</b>	TEES	OUNTY ADMIN	(B) LOW/MOD HOUSING SET ASIDE NET OF COUNTY ADMIN FEES  (C) COUNTY ADMINISTRATION FEES
				<b>(Q</b> )		REA	
0	0						Total This Page
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		unua diputak kaliki kitatak kamananan diputak kata kata kata kata kata kata kata		-			
Ó	0	. 0	N/A	N/A	34,637	07/01/03	(D) ERAF PAYMENTS
0	0	0	N/A	ŃΑ	8,986	07/01/04	(C) COUNTY ADMINISTRATION FEE
0	0.	0	N/A	N/A	164,964	07/01/03	(B) LOW/MOD HOUSING SET-ASIDE
0	0	0	N/A	N/A	23,646	07/01/03	(A) CONTRACTS - PROGRAM MANAGEMENT
Principal/Interest Due During Tax Year	Total Outstanding Debt	Total Interest	Interest Rate	Term	Principal	Date	Debt Identification
ent	Current			Original Data	Or		
			The state of the s		AN ARTHUR AND THE PROPERTY OF	1000	

	0	0	(B)	2	Purp	
	(D) STATE EDUCATIONAL REVENUE AUGMENTATION FUND PAYMENTS	COUNTY ADMINISTRATION FEES	LOW/MOD HOUSING SET ASIDE NET OF COUNTY ADMIN FEES	PROGRAM MANAGEMENT FOR PROJECT AREA	Purpose of Indebtedness:	
<b>正</b> 豪	(J)	())	(H)	(G)		
	and the second of the second s	VALUE AND THE PARTY OF THE PART	And the control of th	ALL SECTION OF THE PROPERTY OF		
	THE RESERVE THE PROPERTY OF TH	The state of the s	A CONTRACTOR OF THE PARTY OF TH	THE THE THE TWO THE TWO THE THE TWO THE		

Tax Year 2006-2007

Reconciliation Dates: July 1, 2005 To June 30, 2006

NOTE: This form is to reconcile the previous Statement of Indebtedness to the current one being filed. However, since the reconciliation period is limited by lew to a July 1 - June 30 fiscal year period, only those items included on the SQI Form A is to be included on this document. To assist in following each item of indebtedness from one SQI to the next, use page and line number references from each SQI that the item of indebtedness is listed on. If the indebtedness	GRAND TOTALS 22,670,648 1,958,92	TOTALS FORWARD 0 440,72	TOTAL-THIS PAGE 22,670,648 1,516,19	Pg 1 Pg 1 Line J Line J CONTRACTS - PROJECT IMPROVEMENTS 30,103 82,75	Pg 1 Pg 1 Line I CONTRACTS - PROPERTY MANAGEMENT 0 14,09	Pg         1         Pg         1           Line         H         Line         H         CONTRACTS - PLANNING AND DESIGN         28,948         12,03	Pg         1           Line         G           CONTRACTS - LEGAL SERVICES         7,000           8,00	Pg 1 Pg 1 Line F SERIES 2000 BONDS 1,715,000 85,65	Pg         1         Pg         1           Line         E         Line         E         SERIES 1995 BONDS         2,560,000         130,63	Pg 1 Pg 1 SEDC ADMINISTRATION 0 56,30	Pg 1 Pg 1 CONTRACTS - OTHER ADMINISTRATIVE 0 75,92	Pg 1 Pg 1 Line B Line B AGREEMENT WITH CITY OF SAN DIEGO 0 54,65	Pg 1 Pg 1 Line A Line A CITY LOAN 18,329,597 998,46	rr Description Indebtedness	Brief All Beginning Increase		A
f indebtedness to y those items include and line items.	ha:			NTS	ENT	2					VE.	30		inde	All E	Outsta	
the current one budged on the SOLF	22,670,648	0	22,670,648	30,103	0	28,948	7,000	1,715,000	2,560,000	0	0	0	18,329,597		3eginning	anding Debt	A
eing filed. However, s Form A is to be include	1,958,924	440,727	1,518,197	82.757	14,099	12,038	8,000	85,650	130,632	56,301	75,924	54,630	998,167	Altach Explanation	Increases		[CD
ince the reconciliation pa	855,000	0	855,000	0	.0	<u>0</u>	0	343,000	512,000	50	0	0	0	Attach Explanation Attach Explanation	Decreases	Adiustments	Ю
	975,695	440,727	534,968	0	13:799	4,649	0	117,784	214,632	56,301	73,174	54,630	Ö	Tax Increment	Indebtedr	Amounts	ō
	655,490	0	655,490	112,860	0	9,014	7,000	3,886	0	0	2,750	. 0	520,000	Other Funds	Indebtedness, from;	Amounts Paid Against	
	22,143,387	(0)	22,143,387	a	300	27,923	8,000	1,336,000	1,964,000	0	0	0	18,807,764	(A+B-C-D-E)	Balance	Remaining	m

# RECONCILIATION STATEMENT - CHANGES IN INDEBTEDNESS Name of Agency REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO Name of Project Area SOUTHCREST

Tax Year 2006-2007

Reconciliation Dates: July 1, 2005 To June 30, 2006

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	R									Line	Pg	Pg	Pg	Current Yr	SOI, page and line:		
					~~~~~~	************	·	ļ		0 0	o iv	B 22	10	3		descript up types as	
* Excludes Low/Mod partion of County Administration Fee of \$2,195.58										ERAF PAYMENTS	COUNTY ADMINISTRATION FEE	LOW MOD HOUSING SET-ASIDE*	CONTRACTS - PROGRAM MANAGEMENT	Description	Brief	Debt Identification:	
alion Fee of \$2,195.	0	The state of the s	-							0		0	0	Indebledness	All Beginning	Outstanding Debt	Ā
58	440,727	er pyrys a strawn manner man galangar garage and a strawn of consequences of the strawn of the straw							manatana manada manada non de Prista	95,000	10,978	332,226	2,523	(Attach Explanation)	increases		В
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	440,727	Activities and the second seco	The state of the s							95,000	10,978	332,226	2,523	Tax Increment	Indebledn	Amounts P	D
	o		of a factor of a f	The same of the sa		A THE CONTRACT OF THE CONTRACT	And and a second			0.	٥	Ō	0	Other Funds	indebtedness, from:	Amounts Paid Against	Œ
	(0)									0	0	0	0	(A+B-C-D-E)	Balance	Remaining	173

Page 2 of 2

### CALCULATION OF AVAILABLE REVENUES

	AGENCY NAME	REDEVELOPMENT AGENCY OF THE CITY O	F SAN DIEGO
	PROJECT AREA	SOUTHCREST	
TAX YEAR	2006-2007		
Reconciliation I	Dates: July 1, 2005 To	June 30, 2006	
			,
1.	Beginning Balance, Ava (See instructions)	ílable Revenues	\$586,291
2	Tax Increment Received All Tax Increment Reve passed through to othe	enues, to include any Tax Increment	1,672,110
3. )	All other Available Reve (See instructions)	nues Received	21,673
4.	Revenues from any othe in Column E of the Rec Statement, but not inclu	conciliation	655,490
5,	Sum of Lines 1 through	4	2,935,564
6.	Total amounts paid agai in previous year. (D +	inst indebtedness E on Reconciliation Statement)	1,631,185
7.	Available Revenues, En FORWARD THIS AMOUNT COVER PAGE, LINE 4	d of Year (5-6) TTO STATEMENT OF INDEBTEDNESS,	\$1,304,379

### NOTES

### Tax Increment Revenues:

The only amount(s) to be excluded as Tax Increment Revenue are any amounts passed through to other local taxing agencies pursuant to Health and Safety Code Section 33676. Tax Increment Revenue set-aside in the Low and Moderate Income Housing Fund will be washed in the above calculation, and therefor omitted from Available Revenues as year end.

### Item 4, above:

This represents any payments from any source other than Tax Increment OR available revenues. For Instance, an agency funds a project with a bond issue. The previous SOI included a Disposition Development Agreement (DDA) which was fully satisfied with these bond proceeds. The DDA would be shown on the Reconciliation Statement as fully repaid under the "other" column (Col E), but with funds that were neither Tax Increment, nor "Available Revenues" as defined. The amounts used to satisfy this DDA would be included on line 4 above in order to accurately determine ending "Available Revenues".

### REDEVELOPMENT AGENCY OF THE CITY OF SAN DIEGO

### SOUTHCREST PROJECT

Page	Line		
1	A	998,167	Additional Interest
1	В	54,630	Increase in City Services
1	C	75,924	Increase in Othe Administrative Services
1	D	56,301	Increase in SEDC Administration
1	-	130,632	Interest on 1995 Series Bonds
1	E	(512,000)	Remove the HTF Bonds Paid from L/M
1	enter George	85,650	Interest on 2000 Series Bonds
1	Eur.	(343,000)	Remove the HTF Bonds Paid from L/M
1	G	8,000	Increase in Legal Contracts
1	and the second	12,038	Decrease in Planning and Design Contracts
1	4	14,099	Increase in Property Management Contracts
1	J.	82,757	Decrease in Project Improvement Contracts
2	Α	2,523	Increase in Program Management Contracts
2	В	332,226	Increase in Low/Mod Set-Aside
2	C	10,978	Increase in County Administration Fees
2.	D	95,000	ERAF Payments made to State of California
		\$1,103,924	Net increase in debt

### See UT article below....

Union-Tribune Publishing Co. Jul 8, 2007

If you are a renter in San Diego, take note.

There's a new agency whose purpose is to deal with complaints of housing discrimination and to help you resolve any conflict you may have with your landlord. And the help is free.

The group is the Center for Social Advocacy, a nonprofit social agency that also fights housing discrimination in cities like Carlsbad, El Cajon, Escondido, La Mesa and Lemon Grove.

The group won an annual \$88,000 city contract recently, which came as a surprise to many, since another organization had held the contract since 1989.

"Housing discrimination is still a big problem all over the county because it's very subtle and there are many ways to discriminate," said Russell Dehnel, the group's executive director.

According to the organization, founded in 1968 under the name Heartland Human Relations, some of the most frequent complaints about discrimination involve:

- \* Refusing to rent to minorities.
- \* Refusing to rent to people with children.
- \* Refusing to rent to people with assistance dogs.
- \* Not maintaining the property because the tenants are undocumented immigrants.

Dehnel said his group documents complaints and forwards them to the appropriate government agencies. It also mediates conflicts between landlords and tenants and recommends people to attorneys.

With the money from the contract, the group plans to hire a full-time and a part-time worker and to organize presentations to inform tenants of their rights.

"There are many people who are undocumented and who are at risk from discrimination, and also many people who are legal residents or citizens who are also victims," he said. "We're here to help."

The Center for Social Advocacy is one of the oldest social agencies in the county. Besides fighting housing discrimination, its goals are to fight poverty, human trafficking and human rights violations.

In recent months, the group has assumed a more prominent role in favor of immigrants, joining a consortium of local organizations that support comprehensive immigration reform.

Not everyone is happy the contract changed hands.

"We're still in shock," said Mary Scott Knoll, executive director of the Fair Housing Council of San Diego, the group that lost the contract. "We are the most qualified agency in terms of housing matters in the entire region," she said, "I intend to appeal the decision before the Housing Commission," the municipal agency in charge of housing matters.

A commission representative said this year had been the first time since 1989 that another agency competed for the contract, which is given for a maximum of three years and then open for bidding.

The government agency evaluated the groups according to four criteria: experience, transparency in their budget, activity programs and collaboration with other cities in the county.

"The Center for Social Advocacy received more points in the four criteria and that's why it got the contract," said Erika Rooks, the commission's communications manager.

Rooks added that her agency had received the appeal by the Fair Housing Council of San Diego and would have a decision in the next few days.

### WHERE TO GO FOR HELP

The Center for Social Advocacy receives complaints of discrimination and passes them on to the appropriate government agencies at no charge. It also offers mediation to tenants facing problems with their landlords. The complaints are made by phone at (619) 444-5700. Operators speak Spanish. The center's address is 1068 Broadway, El Cajon.

Online: www.c4sa.org.

Credit: STAFF WRITER

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Abstract

(Document Summary)

"Housing discrimination is still a big problem all over the county because it's very subtle and there are many ways to discriminate," said Russell Dehnel, the group's executive director.

"There are many people who are undocumented and who are at risk from discrimination, and also many people who are legal residents or citizens who are also victims," he said. "We're here to help."

"We're still in shock," said Mary Scott Knoll, executive director of the Fair Housing Council of San Diego, the group that lost the contract. "We are the most qualified agency in terms of housing matters in the entire region," she said, "I intend to appeal the decision before the Housing Commission," the municipal agency in charge of housing matters.

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